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PART I - NOTIFICATIONS BY GOVERNMENT, HEADS OF DEPARTMENTS AND OTHER OFFICERS

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NOTIFICATIONS BY GOVERNMENT

MUNICIPAL ADMINISTRATION AND URBAN DEVELOPMENT DEPARTMENT

(H2)

DRAFT VARIATION TO THE CONFIRMATION OF CHANGE OF LAND USE FROM AGRICULTURAL LAND USE TO RESIDENTIAL LAND USE OF NARASIMHAPURAM (V) & GP, BHIMAVARAM MANDAL, W. G. DISTRICT.

[G.O.Ms.No. 148, Municipal Administration and Urban Development (H2), 14th May, 2018.]

APPENDIX

NOTIFICATION

The following variation to the Narasimhapuram Gram Panchayat General Town Planning Scheme, the Master Plan of Bhimavaram sanctioned in G.O.Ms. No.951, MA., Dated: 27.11.1987 and proposed in exercise of the powers conferred by clause (a) under sub-section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920 (Act VII of 1920) is hereby published as required by clause (b) of sub-section (2) of the said Section.

VARIATION

The site in R.S.No.4/2B, 4/5 of Narasimhapuram (V), Bhimavaram to an extent of Ac.2.86 cents and the boundaries of which are shown in the schedule hereunder and which is earmarked for Agricultural land use in the General Town Planning Scheme (Master plan) of Bhimavaram sanctioned in G.O.Ms.No.951, MA., Dated:27.11.1987 is now designated for Residential land use by variation of

change of land use based on the Panchayat Resolution No.32/2017, Dated: 17.10.2017 and marked as “A, B, C, D, E, F, G, H” in the revised part proposed land use map G.T. P.No.03/2018/R available in the Panchayat Office, Narasimhapuram Gram Panchayat, **subject to the following conditions that;**

1. The applicant shall handover the extent of the site affected in widening of existing 43’-0’’ - 50’-0’’ road to 60’-0’’ wide road on Eastern side to the Narasimhapuram Gram Panchayat through Registered Gift deed at free of cost.
2. The applicant shall provide recreation / green buffer on Southern side of the site under reference as per the clause 54(11) (b) (v) of G.O.Ms.No.119, MA, Dt: 28.03.2017.
3. The applicant shall obtain prior technical clearance from competent authority before commencement of any development activity at the site under reference.
4. The title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
5. The above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
6. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
7. The change of land use shall not be used as the proof of any title of the land.
8. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
9. Any other conditions as may be imposed by the competent authority.

SCHEDULE OF BOUNDARIES

North	:	Existing building and vacant land in R.S.No.4/1.
East	:	Existing 43’-0’’ to 50’-0’’ wide C.C. Road.
South	:	Existing Field Bodhi in R.S.No.6.
West	:	Vacant land in R.S.No.4/2A and 18’-0’’ wide road.

R. KARIKAL VALAVEN,
Principal Secretary to Government.

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